CURTNER TRACT

Curtner Tract

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ABSTRACT OF TITLE
OF PROPERTY OF

Curtner Tract

AND

CERTIFICATE OF SEARCH

TO

250 Acres of Rancho
San Juan Bautista,
part of "Meulers tract"

COUNTY OF SANTA CLARA,
STATE OF CALIFORNIA.

Made at the Request of

James A. Clayton Esqr.
Thomas Hoover et al

WILLIAM JACKSON,
Searcher of Records and Conveyancer,
ROOM No. 28, KNOX BLOCK,
First Street, - San Jose, Cal.

Abstract
of Title To

All that certain piece or parcel of land situate lying and being in the County of Santa Clara, State of California, and bounded and described as follows, to wit; Beginning at a post in the Guadalupe River on the Eastern boundary line of lands of William Hamilton thence along the Eastern boundary line of the lands conveyed by William Hamilton and wife to Frank D. Malone to the Northerly line of the land of Dewey and Thenerkauf with the following courses and distances S. 76½° W. 36.66 chs. S. 64° E. 9.94 chs. S. 62½° W. 18.24 chs. S. 17¼° E. 5.25 chs. S. 62½° W. 8.80 chs. S. 59° W. 25.20 chs to the N. W. corner of lands of Thenerkauf, thence N. 32° W. along the East line of lands of Kirk to a post from which a line drawn to the place of beginning will include exactly 250 acres of land, being part of the Rancho San Juan Bautista.

Index

	Grantor	Grantee	Inst.	Page.
	Heading			
	Espediente.			3
	Michel Torena M. Gov.	Aug. Narvaez	Grant	5
	United States	" "	Patent	7
	Narvaez Aug rwf	Vanderslice et al	Deed	11
	Vanderslice N. et al	Aug Narvaez	"	13
	Narvaez Aug. rwf	C. A. Melone	"	15
	" " "	N. C. Malone	"	17
x	" " "	" " "	"	19
	Melone N. C. by atty.	W. L. Smith	"	21
	Smith Wm L.	C. A. Melone	"	23
x	Narvaez J. A. rwf	Mª A. Pinto de Juarez	"	25.
+	Juarez F. rwf	N. C. Melone	"	27
+	Narvaez J. A. rwf	Mª J. Golindo	"	29
+	Juares F. rwf.	N. C. Melone	"	31
+	Narvaez J. A. rwf	Mª M. M. de Soto	"	33
+	Soto J. D. rwf	N. C. Melone	"	35
+	Narvaez Aug rwf	" " "	"	37
+	" " "	M. J. A. de Martinez	"	39
+	Martinez A. rwf.	N. C. Melone	"	41
	Melone N. C.	Drury Melone	Mortgage	43
	" " "	Thos. Bailey et als	"	"
	" " "	Drury Melone	"	44
	" Drury	Geo D. Winters	Ass't. "	"
	" N. C. rwf	E. & J. Angevais	Mortgage	45
	" " " "	P. O. Minor	P. of Atty	47

Index

Grantor	Grantee	Inst.	Page.
Navarez J. A.	F. Hernandez	Deed	49
Hernandez F.	L. N. Hoover	"	51
Hoover L. N.	J. D. Winters	"	52
Melone N. & wif	" " "	"	53
Winters Jno. D.	Bank of Cal.	Mortgage	57
Bank of Cal.	N. N. Denise	Part Rel	57
Winters Jno. D. & wif	N. N. Denise	Deed	59
" " "	Bank of Cal.	Mortgage	61
" " " vs.	N. & Melone & wif	Lis Pens	63
Denise N. N.	Pac. Ins. Company	Mtge	65
" " "	N. N. Hall	Deed	67
Hall N. N.	N. N. Denise	Mtge	69
" " "	Wm Hamilton	Deed	71
Winters J. D. & wif	Richard Baker	"	73
" " "	Bankrupt.	Assignment	75
Bank of Cal. vs.	N. B. Thomburg Assignee	Lis Pendens	77
" " " "	" " " "	Suit	79
Thomburg N. B. as Sheff.	Wm Hamilton	Deed	85
Hamilton Wm		Dec Homestead	89
" "	N. N. Henderson	Mtge	91
" "	F. E. Beans	"	"
" "	Bank of San Jose	"	92
" "	" " " "	"	"
" "	" " " "	"	93
" "	" " " "	"	"
" "	" " " "	"	94

Index

Grantor	Grantee	Inst.	Page.
Hamilton Wm	Chas. Luce	Lease	95
" " w/f	F. S. Malme	Deed	97
Malme F. S.	N. L. Tisdale	Mortgage	99
" " "	Fry Neal & Co	Deed	101
Tisdale N. L. vs	F. S. Malme et als	Lis pendens	103
" " " "	" " " "	Suit	"
Malme F. S.	J. D. Fry et al	Deed	105
Neal C. S.	J. D. Fry	"	107
Fry J. D.	Henry Courtner	"	109
Taxes.			111
No Judgment Liens			"

Index

Grantor	Grantee	Inst.	Page.

Manuel Micheltorena
Governor &c

To

Agustin Narvaez.

Espediente.
(1844)

Promovido por el ciudadano Agustin Narvaez en solicitud del terreno nombrado San Juan Bautista.
No 364.

Petition — Dated Nov. 23/43

Grant — Dated Mch 20. 1844

Filed (traced copy) in County Recorders Office of Santa Clara County. April 1. 1863.

Manuel Micheltorena,
Governor &c

To

Agustin Narvaez.

Grant.

Dated March 20, 1844.

In the name of the Mexican Nation. Grants to Agustin Narvaez the "Rancho San Juan Bautista", situated in Santa Clara County, California.

Recorded April 27, 1850
Liber "A" of Deeds pp 27.

United States
To
Augustin Narvaez.

Patent

Dated Dec. 1. 1865.

Recites, Act of Congress approved March 3. 1851. &c that Augustus Narvaez filed his petition Feby 27. 1852 with the Commrs. to ascertain and settle the private land claims in California, sitting as a Board in the City of San Francisco in which petition he claimed the confirmation of his title to a tract of land known by the name of San Juan Bautista containing 2. square leagues situate in the County of Santa Clara and State aforesaid, said claim being founded on a Mexican Grant to the petitioner made 30. March 1844. by Manuel Micheltorena, then Gov. of Upper California, and whereas the Board of Land Commrs. aforesaid on the 15th day of Nov. 1853 adjudged. "That the said claim of the petitioner is not valid and his application for a confirmation is therefore denied" which decision or decree having been carried by appeal to the District Court of the U. S.

for the Northern Dist. of California, the said Court as appears from a duly certified transcript on file in the General Land Office, at a stated term on the 5. day of July 1855. in the cause entitled "Augustin Narvaez vs. the United States ordered, adjudged and decreed that the said decision of the said Commrs. is hereby reversed, annulled and set aside, and it is hereby further ordered, adjudged and decreed that the claim of the Appellant Augustin Narvaez be, and the same is hereby confirmed and adjudged to be a good and valid claim to the extent of two square leagues, (or sitios de ganado Mayor) and for no more, &c. And in further proceedings the appeal of the U. S. was dismissed and it was ordered that the said Augustin Narvaez be at liberty according to the terms of said agreement to proceed and obtain a survey and patent in conformity with the decree of confirmation heretofore entered in this cause, and the Acts of Congress relating to private land claims in Cal. Said survey was made and approved on 27th Feby 1863. by said Court. that said Augustin Narvaez is entitled to a patent from the U. S. upon presentation hereof to the General Land Office for the said tract

of land the same being bounded and described as follows, to wit:

Beginning at a White Oak tree &c. × × × × × × containing 887 9/100 acres.

Now Know Ye, That the United States of America, in Consideration &c,

Do Give and Grant unto the said Augustin Narvaez, and to his heirs the tract of land embraced and described in the foregoing survey: but with the stipulation that in virtue of the 15. Section of the said Act the confirmation of this said Claim and this Patent "shall not affect the interests of third persons", To have and to hold the said tract with the appurtenances unto the said Augustin Narvaez and to his heirs and assigns forever with the stipulation aforesaid.

In Testimony &c,

{Seal}

By the President Andrew Johnson
By Edw. D. Neill Secretary

Recorded Vol 5. page 244 to 254. (Inc) Exa
J. N. Granger. Recorder of the General Land Office.

Recorded April 13. 1866
Liber A. of Patents pp 65, et seq.

Augustin Narvaez and wife

To

Vanderslice and Clarkson.

Deed. (In Spanish)

Dated April 25. 1850

Cons $1000-

Conveys to said Vanderslice and Clarkson. a part of the "Rancho San Juan Bautista", including property searched.

(Sgd) Augustin his X mark Narvaez (Seal)

Maria Josepha her X mark Narvaez. (Seal)

Witnesses

John P. Richardson.

James. H. Weeks.

Ackg^d by G. Narvaez. April 25. 1850

Before John P. Richardson. Co. Recorder.

Recorded April 5 1850

Liber A. of Deeds pp 104.

Henry Vanderslice
Henry Clarkson
To
Augustin Narvaez.

Deed.

Dated July 8, 1850.

Cons. $1.

Grant bargain sell and convey unto the said Augustin Narvaez his heirs and assigns forever, the following Real Estate &c. Includes property searched and other property.

(Sgd) Henry Vanderslice (seal)
H. C. Clarkson (seal)

Ackg^d July 8, 1850
Before C. T. Ryland N. P.

Recorded July 10, 1850
Liber "A" of Deeds pp 190.

This deed is Recorded same date (in Spanish) in Liber "A" of Deeds pp 189.

Augustine Narvaez and
Josefa Higuera his wife

To

Nathaniel A. Malone.

Deed

Dated Jany. 17. 1852

Cons $1150

Do bargain sell and convey unto the said party of the second part her heirs and assigns forever. All that tract or parcel of land lying and being situate in the aforesaid County of Santa Clara and State of California, and known and bounded and described as follows to wit. Beginning at a leaning Willow tree marked with a Cross, which tree is situate near the main road to the Almaden mines which passes near Joaquin Narvaez, thence from said tree S. 61° 08' W. chains 47.17 to a stake near Otis Ashleys, thence S. 17° 17 E. chains 28.60 to a large forked Oak tree, thence N. 76° 38 East chs. 62.28 to the Arroyo Seco de Guadalupe thence N. 21° 08' E. chs. 70.05. to the road leading to the near Almaden mines. thence N. 46° 10' W. chains 42.03. to the place of beginning containing 207.80 Acres.

Covenant of Warranty.

(Sgd) Augustin his X mark Narvaez (Seal)
Maria Josefa her X mark Neguera (Seal)
Signed sealed and delivered
in presence of Frederic Hall.

Ackg^d Jany. 17, 1852
Before Frederic Hall N.P.

Recorded Jany 19, 1852
Liber D. of Deeds pp 379.

Jose Augustin Narvaez and
Maria Josefa Higuera his wife

To

Henry C. Malone

Deed

Dated April 28. 1852

Cons $400

Grant bargain sell and convey unto the said Henry C. Malone and unto his heirs and assigns forever. the following tract or portion of land lying and being situated in said County and State and described, as follows, Commencing at leaning Willow tree at the N. E. corner of the tract of land conveyed by Augustin Narvaez and wife to Catherine A. Malone, thence Easterly in continuation of the Northern boundary line of said tract so conveyed to the said Catherine Malone untill the continuation of such line strikes the Arroyo Seca de Guade=lupe or Guadalupe river, thence Southerly with and along the meandering of said Guadalupe river or Arroyo Seca de Guadalupe to the road or extreme Eastern part of the boundary line of the said tract of Catherine A. Malone, thence along the line of said tract or road North Westwardly to the said leaning

Willow tree the place of beginning.

(Sgd) Jose Augustin his X mark Tanvaez (Seal)

Maria Josefa her X mark Higuera (Seal)

attest:

P. O. Muior. Coleman Younger.

Ackg^d April 28, 1852

Before P. O. Muior. N. P.

Recorded April 28, 1852

Liber D. of Deeds pp 499.

Jose Augustin Narvaez
and Maria Josefa Higuera.

To

Henry C. Malone.

Deed

Dated May 12. 1852

Cons $200.

Do hereby grant. bar=
=gain sell and convey unto the said Henry C. Malone, and unto his heirs and assigns; the following described tract piece or parcel of land lying and being in the said County and State, Commencing at a stake at the N. W. corner of the lands of Catherine A. Malone, adjoining the lands of Otis Ashley thence S. with the line of said C. A. Malone to forked oak tree, thence West in a straight line to the corner of — Pickhams line. thence N. along the line of Pickhams and Basshams to the lands of Otis Ashley, thence along the line of said Ashley to the place of beginning. Containing about 80 acres more or less.

(sgd) Jose Augustin his X mark Narbays.
Maria Josefa her X mark Higuera

Witness:
Frc. Dias.

Ackg^d May 12. 1852
Before P. O. Muir N. P.

Recorded May 13. 1852
Liber D. of Deeds pp 515.

In the District Court of the 4th Judicial District in and for the City and County of San Francisco.

Josiah C. Woods
vs.
N. C. Melone et als
by
J. W. Johnson, Shff.
To
W. L. Smith

Deed

Dated July 29. 1852.

Recites, Judgment in said Court on 24th Nov. 1851. against Defts. in favor of Josiah C. Woods for $3293.53 and interest & Costs, and docketed same date, and Execution &c, and by virtue of said Execution did on 29th day of June 1852, levy said Execution upon the following Real Estate as the property of N. C. Melone. (there being no personal property) That tract of land situated in the County of Santa Clara, Containing — acres, being the same tract conveyed to N. C. Melone by J. A. Narvaez & wife by deed now of Record in Book of Deeds marked D page 499 & 500 in the Recorders office of the County of

Santa Clara. Also 80 acres more or less in said County adj. the lands claimed by Otis Ashley being the same tract of land conveyed to A. C. Malone by J. A. Francis wife by Deed recorded on pages 515 & 516 in Book of Deeds marked "D" in the office of the Recorder of Deeds for the County of Santa Clara, State aforesaid. That said property was duly ad=
=vertised and on 29th July 1852 at 11. o'clk A.M. of that day sold same to Wm L. Smith he being the highest and best bidder. for the sum of $100-

Cons. $100.

Do grant bargain sell and convey unto the said Wm L. Smith his heirs and assigns forever. the above property, to have and to hold &c.

(Sgd) J. N. Johnson (Seal)
Sheriff of the County of Santa Clara.

Ackgd July 29. 1852
Before John M. Murphy Recorder
By C. Gonnger Deputy.

Recorded July 29. 1852
Liber "D" of Deeds pp 665.

William L. Smith

To

Catherine A. Melone.

Deed

Dated Oct. 16, 1852

Cons $130.

Recites Deed Recorded Liber D of Deeds page 665; from J. N. Johnson Shff. to Wm L. Smith.

Do bargain sell and quit-claim unto the said Catherine A. Melone and to her heirs and assigns forever, all my right, title interest, estate, claim and demand both at law and in equity of in and to all those certain tracts, pieces or parcels of land situate in said County of Santa Clara, as described in said Sheriffs deed being same land acquired by said N. C. Melone of J. A. Narvise & wife and as particularly described in said Narvise & wifes deed to said Melone.

(Sgd) William L. Smith (Seal)

Ackgd Oct. 29. 1852.

Befm J. M. Murphy, Recorder
By Coleman Gunger Deputy.

Recorded Oct. 29. 1852
Liber E. of Deeds pp 243.

Jose Augustine Narbeez
and his wife Josefa Higuera

To

Maria Andrea Pinto
representing her husband
Francisco Juarez.

Deed

Dolera April 6. 1852

Cons $100-

The parties of the first part sell and give in public sale and perpetual alienation to the said Maria Andrea Pinto for her, her heirs and successors, that is to say a "Suerte" of land in the Rancho de San Juan Bautista, the boundaries of which are the following, on the South side 280 varas joining with Miguel Narbais & Domingo Soto on the North. (it) measures the same 280 varas and joins with the Señor Melones. on the East it measures 221. varas & joines with Jesus Narbaez. and on the West it measures 164. varas and joins with Vicente Juarez. in this is included 145. varas in length, 100 in width which has been bought by the said Blas Narbaez, which said "Suerte" thus described or as it may better be bounded is sold to the said Doña Maria

Andrea for the sum of $100.
Full covenant of Warranty)
(sgd) Jose Augustin x Narbais.
Maria Josefa x Higuera

Witness:
Adolfo Vuigro
Jesus Balsuedo

Ackg^d April 24. 1852
Before A. C. Melone. Co. Clk. Santa Clara County

Recorded April 24. 1852
Liber D of Deeds pp 491.

Francisco Juares and
his wife Maria Andrea Pinto
To
N. C. Melone

Deed

Dated Feby. 3. 1857

Cons $150.

Do hereby bargain, sell remise release and forever quit claim unto the said party of the second part and to his heirs and assigns forever. All that certain parcel of land lying and being situate in the County and State aforesaid and described as follows; Commencing at a certain forked Oak marked "A" on the South line of the land of C. A. Melone, and running thence in a Southerly direction 221 Yards to a stake marked "B" thence in an Easterly direction to a stake at the corner of Isidora Juares's land thence along the W. line of David Juares's land to a stake marked "F J" on the line of land of C. A. Melone, thence along the S. line of the land of said Melone to the place of beginning, containing 17 acres of land more or less, being the same land used by parties of the 1st part.

(Sgd) Francisco, his X mark Juares (Seal)
Maria Andrea her X mark Pinto (Seal)

signed. sealed and delivered in the presence of
Austin M. Thompson.

Ackg^d Feby 3. 1857
Before Austin M. Thompson N. P.

Recorded Feby 18. 1857
Liber K of Deeds pp 643

Jose Augustine Narbaez and
his wife Maria Josefa Higuera de Narbaez

To

Maria Isidora Galindo,

Deed

Dated June 13. 1853

Cons $150.

Doth bargain sell and convey and doth forever quit-claim unto Maria Isidora Galindo of the second part her heirs and assigns forever, a certain portion of land laying and being situate in the Rancho, County and State aforesaid and described as follows, Beginning at the corner of the land of Francisco Guares, on Mr Melones South line thence running Southwardly the distance of 157 varas, more or less thence East wardly along the line of Maria Mariana Martines 240 varas more or less to the line of Wesley Hoover, thence along the line of S. C. Young, the distance of 104 varas, more or less to the South line of Mr. Mellone thence allong the line of said Mellone to the place of begining

(Sgd) Jose Augustine his X mark Narbaez (Seal)
Maria Josefa Higuera de her X mark Narbaez seal

Witness:

N. C. Mellone,

Ackg.d Oct. 1. 1853

Before A. C. Melme County Clerk Santa Clara County.

Recorded Oct. 3, 1853

Liber F. of Deeds pp 367.

Viviano Jaures and his wife
Maria Isidora Galindo
To
Henry C. Melone.

Deed

Dated Dec. 21. 1858

Cons $126.

Do grant bargain and sell unto the said party of the second part and to his heirs and assigns forever. All that certain piece or parcel of land lying and being situate in the County and State aforesaid, as follows, Commencing at a Redwood stake on the South line of the land of C. A. Melone, marked I. S. running thence in a S. E. direction along the line of the land of H. C. Melone about 164 yards to the land of Mr. Mariana Martinez, wife of Domingo Soto thence running a little N. of E. along the Northern line of the land of the said Martinez and Soto 240 yards to land of Samuel C. Young, thence running a little W. of N. along the Western line of the land of the said Samuel C. Young to the fence and land of Catherine A. Melone, thence running along the Southern line of the land of the said C. A. Melone to the place of beginning, Containing

six acres, be the same more or less, being the same land conveyed by Augustin Navarez & wife to Maria Isidora Galindo wife of Viniano Juares by Deed bearing date June 13, 1853 and recorded in the office of the Recorder of Santa Clara County in Book "M" of Deeds pages 367.

(Sgd) Viniano his X mark Juares (seal)
Maria Isidora her X mark Galindo (seal)

In presence of,
Henry Bee.

Ackg^d Dec. 21, 1858
Befor S. O. Houghton A. P.

Recorded Dec 22, 1858
Liber M. of Deeds pp 111.

Jose Augustine Narbaez and his wife
Maria Josefa Siguera de Narbaez,

To

Maria Manaina Martines, wife of
Jose Soto.

Deed

Dated June 13, 1853

Cons $1-

Doth bargain sell and convey and doth forever quit-claim unto the party of the second part her heirs and assigns forever, a certain portion of land laying and being situate in the Parish, County and State aforesaid and described as follows. Beginning at the corner of the land of Maria Isidora Gal=
=vida, on the N. line of Samuel C. Young from thence running westwardly the distance of 400 varas, more or less along the line of said Isidora Galvida, and beyond, thence Southwardly the distance of 130 varas more or less, thence running Eastwardly along the line of the land of Pedro Narbaez the distance of 400 varas more or less. thence running along the W. line of Samuel C. Young the distance of 130 varas more or less to the place of beginning.

(Sgd) Jose Augustine his X mark Narbaez (Seal)

Maria Josepha Higuera de her X mark Narbaez (Seal)

witness

N. C. Melone,

Ackgd Oct. 1, 1853

Before N. C. Melone, County Clerk

Santa Clara County,

Recorded Oct. 3. 1853

Liber F. of Deeds pp 368,

Jose Domingo Soto and his wife
Maria Mariana Martinez
To
N. C. Melone,

Deed

Dated Dec. 28. 1858

Cons $110.

Do grant bargain sell and convey unto the said party of the second part and to his heirs and assigns forever, all that certain piece or parcel of land lying and being situate in the County and State aforesaid bounded and described as follows, Being the same land conveyed by Jose Augustine Narvaez wife to Maria Mariano Martinez wife of Jose Domingo Soto by Deed bearing date June 30th A. D. 1853, and Recorded in the Office of the Recorder of Santa Clara County in Book of Deeds F. pages 368. et seq. containing 9 acres more or less

(Sgd) Jose Domingo his X mark Soto (seal)
Maria Mariana her X mark Martinez (seal)
witness; Chas. Terrance Healy, Nevan Melone

Ackgd Dec. 28, 1858
Before Chas P. Healy N.P.

Recorded Dec. 29, 1858

Liber M. of Deeds pp 115.

Augustin Narvaez and
Josefa Higuera his wife
To
Henry C. Melone,

Deed

Dated Oct. 3, 1857

Cons $100-

Doth grant, bargain and sell unto the said party of the second part his heirs and assigns forever, all their right title interest or claim in and to the following described piece or parcel of land, situate lying and being in the County and State aforesaid and being a part of the Narvaez or San Juan Bautiste Rancho described and bounded as follows, commencing at the point on the line of Maria Jesus Martinez and James Mears, opposite the Forked oak tree and running thence in a North Easterly direction along the line of said Mears, until it strikes the line of the said Mears, running in a Northwesterly direction thence running along with said line in a North Westerly direction until it strikes the land of Domingo Soto, thence running in a South westerly direction until comes to the end of the said Domingo Soto's land, thence in a North westerly direction along

the line of said Domingo Soto until it strikes the land of N. C. Malone, thence running in a South Westerly direction along the line of N. C. Malone until it strikes the line of the land this day conveyed to Maria Jesus Narvaez de Martinez, thence running in a South Easterly direction along the line of the said Maria Jesus Narvaez de Martinez to the place of beginning containing 10 acres more or less.

(Sgd) Augustin his X mark Narvaez (seal)
Josefa her X mark Siguera (seal)

Ackgd. Oct. 12. 1857
Before Austin M. Thompson Deputy Recorder.

Recorded Oct. 13. 1857
Liber L of Deeds pp 190.

Augustin Narvaiz and
Josefa Higuera, his wife
to
Maria Jesus Narvaez de Martinez.

Deed

Dated Oct. 3, 1857.

Cons $1.

Granted bargained and sold unto the said party of the second part her heirs and assigns forever, all their right title and interest, claim or claims whatsoever in and to the following described piece or parcel of land, situate lying and being in the County and State aforesaid & being a part of the Rancho San Juan Bautista, and bounded as follows;
Commencing at a Forked Oak Tree on the line of the land of C. A. Melone, thence running in a Westerly direction along the line of the said C. A. Melone, to the lands formerly owned by Wm R. Bassham, thence running in a Southerly direction along the line of the said Wm R. Bassham to land formerly owned by James Mears, thence running in a North Easterly direction along the line of said James Mears, to a point opposite the forked Oak Tree, on the line of the said Melone thence running in a straight line to the place

of beginning, containing 50 acres, more or less.

(Sgd) Augustin his X mark Narvaez (seal)

Josefa her X mark Higuera (seal)

Ackg^d Oct. 12, 1857

Before Austin M. Thompson, County Recorder

Recorded Oct. 12, 1857

Liber L of Deeds pp 189.

Andreas Martinez and his wife
Maria Jesus Narvaez de Martinez
To
N. C. Melone.

Deed

Dated Dec. 11. 1858

Cons $600

Have granted, bar=
=gained, sold, remised and released forever unto the said party of the second part and to his heirs and assigns forever. All that certain piece or parcel of land lying and being situate in the County and State aforesaid and bounded and described as follows: xx Containing 50 acres more or less. being the same land conveyed by Augustin Narvaez wife by deed dated the 3rd day of Oct. 1857, to the said Maria Jesus Narvaez de Martinez, and Recorded in the Book of Deeds "L" on pages 189 & 190, in the Recorders Office of Santa Clara County,

(Sgd) Andreas his mark X Martinez (Seal)
Maria Jesus Narvaez her mark X de Martinez (Seal)
signed, sealed and delivered in the presence of P. O. Minor.

Ackgd Dec. 11. 1858
Before Peter O. Minor N. P.

Recorded Dec. 11. 1858
Liber M. of Deeds pp 91.

Henry C. Melone
To
Denny Melone,

Mortgage

Dated March 1, 1859
To secure payment of $700
12mos. 1½% q^ly
Mortgages part of property
Searched.

Recorded March 4, 1859
Liber C of Mortgages pp 582,

Henry C. Melone
To
Thos. Bodley etals,

Mortgage

Dated Oct. 5, 1861.
To secure $3500 - 2mos,
after date,
Mortgages part property searched.
Recorded Oct. 14, 1861.
Liber D of Mortgages pp 735,

Satisfied in full in Margin of Record
Nov. 18. 1862.

N. C. Melone
To
Denny Melone.
Mortgage
Dated Dec 30. 1862
To secure $2500- on or before
Nov. 15, 1863.
Mortgages part of property described

Recorded Dec. 30. 1862.
Liber E. of Mortgages pp 621.

Denny Melone
To
John D. Miller
Assignment of Mortgage
Dated Nov. 16. 1863.
Assigns Mortgages. Recorded, Liber C of Mortgages pp 582, and Liber E. of Mortgages pp 621.

Recorded Dec 2. 1865
Liber N of Mortgages pp 448.

Henry C. Melone and wife
To
E. and J. Angerais.

Mortgage

Dated Nov. 15, 1862.

To secure $5500- payable on or before 12 mos.

Mortgages Property Searched.

Recorded Nov. 18, 1862
Liber E of Mortgages pp 347.

Satisfied in full on Margin of Record. Aug. 1865.

Henry C. Melone and
Catharine A. Melone his wife
To
Peter O. Minor.

Power of Attorney.

Dated Feby. 18. 1857

For us and in our names place and stead, to sell, lease Mortgage or dispose of a certain tract or portion of land consisting of about 390 acres, of land lying and being in the County of Santa Clara, and State of California about 3 miles South of the said City of San Jose now occupied by the said Henry C. Melone as a residence, and being the same lands conveyed by Augustin Narvaez and Josepha Higuera his wife by three certain deeds of conveyance duly recorded in the Office of the County Recorder of said County of Santa Clara, in Book D of Deeds pages 379 & 80, 499, - 515 & 516 &c.

and generally, with power of substitution,

(Sgd) H. C. Melone (Seal)
Catharine Melone (Seal)

Ackg^d by H. C. Melone Feby. 18. 1857
Before John B. Newson. County Clerk
of Santa Clara County Cal^a

Ackg^d by Cathanice A. Melone March 26. 1857
Before J. Danvin Elliott Clerk of the County Court. Nelson County Kentucky.

Recorded. Nov. 18. 1862
Liber A. of Powers of Attorney pp 498.

Jose Augustine Narvaez
To
Fernando Hernandez.

Deed

Dated April 25. 1859

Cons $500.

Remise release and quit=claim unto second party his heirs and assigns forever. all his right title and interest both at law and in equity remaining in him at this date. In and to Rancho San Juan Bautista.

Ackg^a April 27. 1859.
Before S. O. Houghton N. P.

Recorded Dec 30. 1859
Liber III of Deeds pp 666.

Fernando Hernandez

To

Lemuel W. Hoover

Deed

Dated Jany 10. 1860.

Cons $300-

Remise, release and forever quit-claim unto the said party of the second part and to his heirs and assigns forever, all of the one undivided half of portion of the Rancho San Juan Bautista, as acquired by Deed from Augustin Narvaez, April 25. 1859. and Recorded Liber M. of Deeds pp 666, Records of Santa Clara County.

(Sgd) Fernando his x mark Hernandez (seal)

Signed, sealed and delivered in the presence of.

P. O. Ellmir.

Ackg^d Jany 11. 1860

Before Peter O. Ellmir N. P.

Recorded Jany 11. 1860

Liber N of Deeds pp 15.

L. W. Hoover

To

John D. Winters

Deed

Dated Jany 9. 1864.

Cons $1-

Do grant bargain and sell convey and confirm unto the said party of the second part and to his heirs and assigns forever, all my right title and interest in and to that certain parcel or tract of land lying and being in the County of Santa Clara and State of California, known as a portion of the Chanaez or San Juan Bautista Rancho and being the same land as described in a Deed from Henry C. Melone wife to the said party of the second part dated Dec. 10. 1863. and Recorded in the County Recorders Office of Santa Clara County in Book R. of Deeds on pages 786. 787. & 788. to which deed reference is hereby made for a more full true and correct description. The Prem. hereby conveyed being acquired by the party of the first part heretofore Fernando Hernandez. by deed dated Jany 10. 1860.

(Sgd) L. W. Hoover (Seal)

Ackg.d Jany 29. 1864.

Before L. C. Bostick Co. Recorder
By Jas. V. Tisdall Deputy.

Recorded Nov. 8, 1865.

Liber No. of Deeds pp 329.

Henry C. Melone of the County of Santa Clara and Catharine A. Melone his wife of Nelson County Kentucky, by her Atty in fact P. O. Minor

{ $20 Stamps cancelled }

To

John D. Winters.

Deed

Dated Dec. 10. 1863.

Cons $15000.

Do grant, bargain sell, remise, convey and quitclaim unto the said party of the second part and to his heirs and assigns forever, All the right title and interest of the said parties of the first part in and to a certain tract of land lying and being in the County of Santa Clara, State of California being a part of the Arraiz or San Juan Bautista Rancho and described as follows. Beginning at a post at the S. W. corner of the land owned by Hicks and running thence between the lands of Melone and Kirk S. 29. E. 24.76 chs to a post thence S. 32 E. 26.53 chs to a post at the N. W. corner of the land owned by Quivey thence along the N. line of Quiveys land with the following courses and distances N. 59 E.

25.20 chs. N. 62½ E. 8.80 chs. N. 17¼ W. 5.25 chs. N. 62½ E. 18.24 chs. N. 24 W. 9.94 chs. N. 76½ E. 36.66. chs to the Guadalupe River. on its center thence down the center of said River with the following bearings and distances North 20¼ E. 14 chs. N. 8¼ E. 7 chs N. 25¾ E. 11 chs. N. 5½ W. 5 chs. N. 25 W. 5 chs. N. 4¼ W. 4 chs. N. 17½ W. 5 chs N. 40¾ E. 6.08 chs. N. 25½ W. 3.75 chs. to a post in the center of said River thence S. 61¼ W. along the S. line of lands be=longing to Reed. Bolio. Cottle. Lupton and Hicks. 125.50 chs. to the place of beginning containing 503½ acres. the whole of said tract having been acquired by Henry C. Melone solely with the funds earned by him during community and being the same as was conveyed to the parties of the first part as per deeds from. 1º Augustine Narvaez and wife to Catharine A. Melone dated January 17. 1852. and Recorded in the office of the County Recorder of Santa Clara County in Book D. of Deeds page 379. 2º Wm L. Smith to Catharine A. Melone. dated Oct. 16. 1852. and Recorded in said Office in Book "E" of Deeds pages 243

This tract being the same which had been conveyed to Henry C. Melone by Deeds from Jose Augustine Narvaez and wife dated April

7. & 28. 1852 and Recorded in said Office in Book D. of Deeds pages 491. & 499.

3º Francisco Jaurey and wife to Henry C. Melone dated February 3. 1857 and Recorded in said Office in Book K. of Deeds page 643.

4º Augustine Navarro and wife to Henry C. Melone. dated Oct. 3rd 1857. and recorded in said Office in Book L of Deeds page 190.

5º Andreas Martinez and wife to Henry C. Melone dated Dec. 11th 1858 and Recorded in said Office in Book M. of Deeds page 91

6º Vivian Juarez and wife to Henry C. Melone dated December 21st 1858. and Recorded in said Office in Book M. of Deeds page 111. and

7º Jose Domingo Soto and wife. to Henry C. Melone dated December 28th 1858 and Recorded in said Office in Book M. of Deeds page 115.

(Sgd) Henry C. Melone (seal)
Catharine A. Melone (seal)
by P. O. Ulcuir. her Attorney in fact.

Ackgd Dec. 10. 1863
Before Tyler Beach N. P.

Recorded Jany 7. 1864
Liber "R." of Deeds pp 786.

John D. Winters

To

The Bank of California,
a Corporation &c,

Mortgage

Dated Dec. 1. 1865.

To secure payment of $5000-
on demand.

Mortgages 503 1/2 Acres of Rancho San Juan Bautista, and includes property searched.

Recorded Dec. 2. 1865,

Liber N of Mortgages pp 449.

The Bank of California
a Corporation &c

To

William N. Denise,

Part Release of Mortgage

Dated Jany 29. 1868.

Releases the Wd 1/2 of 503 1/2 Acres of Rancho San Juan Bautista, from the foregoing Mortgage, and the debt secured thereby.

Ackgd in San Francisco Jany 30. 1868
Before E. V. Joice N. P.

Recorded Jany 31. 1868
Liber B. of Releases pp 112.

John D. Winters and
Sarah E. Winters his wife
both of Lyon County, State
of Nevada

{$10 stamp
Cancelled}

To

Wm H. Denise.

Deed

Dated Jany 23, 1867.

Cons $10000.

Do grant, bargain sell and quit-claim unto the said party of the 2nd part and to his heirs and assigns forever.

All the undivided one half, of the following described land and property, to wit: A tract of land lying and being in the County of Santa Clara, State of California, being a part of the Arrancy or San Juan Bautista Rancho and described as follows. (Here follows same description as in Deed from Melone and wife to Winters. see page of this abstract)

(Sgd) John D. Winters (seal)
Sarah E. Winters (seal)

Ackgd in Lyon Co. Nevada Jany 25, 1867
Before A. W. Russell, Comr for California. In the State of Nevada.

Recorded Jany 20. 1868
Liber 8 of Deeds Pp 175.

John D. Winters
To
The Bank of California,
a Corporation &c,

Mortgage

Dated Jany 20. 1868.

To secure payment of $5000 on demand and the further sum of $2149.62

Mortgages Undivd 1/2 of 503 1/2 Acres of Rancho San Juan Bautista, Includes property Searched.

Recorded Jany 31. 1868
Liber K of Mortgages pp 419.

In the District Court of the 15th Judicial District, State of California, In and for the City and County of San Francisco.

John D. Winters
vs.
Henry C. Melone and
Catharine A. Melone.

Lispendens

Dated No date.

Notice that an action has been commenced in said Court against said Defts, by Pltff. to obtain Judgment and Decree of said Court, establishing and decreeing the Pltffs title to the premises, hereinafter described to be good and valid and adjudging and determining that the said Defts have not and that each of said Defts has not any title claim or interest or estate of any nature or kind whatsoever, in or to the said premises, or any part thereof, and which said premises are described as follows, to wit: Describes 503 1/2 Acres of San Juan Bautista Ranchu. Includes property Searched.

Recorded April 26. 1867

Liber 1 of Lispendens pp 23.

William H. Dennis

To

Pacific Insurance Company. a Corporation &c.

Mortgage

Dated Aug. 26. 1868.

To secure payment of $5000. Twos after date.

Mortgages Undivd 1/2 of 503 1/2 Acres of Narvaez Rancho. Includes property sparched.

Recorded Aug. 27. 1868

Liber L of Mortgages pp 524

Satisfied in full by written release dated March 20. 1869. duly signed. Ackg^d and Recorded April 5. 1869.

Liber B. of Releases pp 200.

William N. Denise
To
William N. Hall

{$15 Stamps
Cancelled}

Deed

Dated Jany 28. 1869.

Cons $15000-

Doth grant, bargain and sell, convey and confirm unto the said party of the second part and to his heirs and assigns forever. All that certain piece or parcel of land situate lying and being in the County of Santa Clara, and State of California, and being the Nwd 1/2 of the following described land and property, to wit: A tract of land being a part of the Naranjo or San Juan Bautista Rancho, and particularly described as follows. (Describes same property as in Deed from Melone and wife to John D. Winters see page of this abstract)

(Sgd) N. N. Denise (Seal)

Ackgd Jany 28. 1869

Before Wm B. Rankin N.P.

Recorded Jany 28. 1869

Liber 12 of Deeds pp 500

William H. Hall
To
William H. Denise

Mortgage

Dated Jany 28. 1869.
To secure payment of $12000.
1 and 2 years after date.
Mortgages Undivd ½ of 503½
Acres. Including property Searched.

Recorded Jany 29. 1869.
Liber N. of Mortgages pp 272

Satisfied in full on Margin of Record
March 19. 1869. by
W. H. Denise.

William N. Hall
To
William Hamilton

{$20 stamps cancelled}

Deed

Dated March 17, 1869.

Cons $20000-

Doth grant bargain and sell convey and confirm unto the said party of the second part and to his heirs and assigns forever. All that certain piece or parcel of land situate lying and being in the County of Santa Clara, and State of California, and being the undivided one half of the following described land and property, to wit; a tract of land being a part of the Ranchero or San Juan Bautista Rancho, and particularly described as follows. (Describes same land as from Melone and wife to John D. Winters. see page of this abstract)

(Sgd) Wm N. Hall (seal)

Ackgd March 18, 1869
Before Wm B. Rankin N.P.

Recorded March 19, 1869
Liber 13 of Deeds pp 95.

John D. Writers and his wife Sarah E. Writers — To — Richard Baker.

{ $3. stamps cancelled }

Deed

Dated June 23, 1868.

Cons $3000.

Do grant, bargain sell and convey unto the said party of the second part and to his heirs and assigns forever. All of the interest of the said parties of the first part in and to one undivided half of the following described tract or parcel of land situate in the County of Santa Clara, State of California, being a part of the Narvaez Rancho and described as follows, to wit; (Describes same property as in Deed from Malone and wife to John D. Writers, see page of this Abstract)

(Sgd) John D. Writers (Seal)
Sarah E. Writers (Seal)

Ackg^d June 23, 1868.
Before Jas. R. Lowe Jr. N. P.

Recorded July 18, 1868
Liber 9 of Deeds pp 473

In the District Court of the United States for the District of Nevada.

In the Matter of
John D. Winters
—— Bankrupt.

Assignment

Dated March 19, 1868.

Order assigning all Estate both Real and personal of the said John D. Winters. Bankrupt aforesaid to Wm B. Thornburgh of Virginia Storey County Nevada.

(Sgd) Jonas Seely
Register in Bankruptcy.

Recorded April 27, 1868
Liber C. of Miscellaneous pp 149.

In the District Court of the 3d Judicial District State of California, County of Santa Clara.

The Bank of California

vs.

Wm B. Thornburg, Assignee
&c et als.

Lis Pendens

Dated April 21. 1869.

Notice of Action to foreclose two certain Mortgages. one Recorded Liber N of Mortgages pp 449. and the other Recorded Liber K of Mortgages pp 419. Records of Santa Clara County, and for order of sale of said premises. being property searched and other property.

Recorded April 21. 1869.

Liber 1 of Lis Pendens pp 101.

In The District Court of the 3rd Judicial District of the State of California, in and for the County of Santa Clara.

The Bank of California vs. William B. Thornburgh assignee in Bankruptcy of John D. Winters Edward P. Reed and Richard Baker.	Case No 2878 Reg E. pp 394.

1869

April 21. Complaint filed on foreclosure of Mortgages. Recites. That said Plff. was a Corporation &c. That on 27. Oct 1864 John D. Winters for value received made his certain promissory notes in writing &c for $5000 Each. payable on demand. with Int at 1½% per month. Int payable Monthly or to Compound.

That afterwards on 1st day of Dec 1865. the said John D. Winters for value received made his certain other promissory note in writing for $5000- payable on demand. with Int at 1½% per month payable monthly. or to Compound. That said

That said pltff has demanded payment &c but the same remains wholly due and unpaid.

That for the better securing the payment of said Notes &c. on 1st Dec. 1865. he made executed and delivered to this pltff. his certain Indenture of Mortgage whereby he mortgaged to this pltff certain lands and premises situate lying and being in the County of Santa Clara and particularly described therein which is hereto annexed, and marked Exhibit "A" and made part of this Complaint. (Mortgage covers property boarded.)

That after the making and delivering of said Notes and Mortgage the said John D. Winters conveyed to one Wm H. Dennis an undivided interest of one half of said Mortgaged premises, and pltff thereupon released said undivided interest, so conveyed, from said Mortgage and the lien thereof.

That afterwards to wit, on the — day of Feby 1868, the said John D. Winters being a citizen and resident of the State of Nevada presented to and filed in the Dist. Court of the U. S. for the State of Nevada under and in pursuance of Act of Congress, entitled "An Act to establish a uniform system of Bankruptcy throughout the United States"

and was declared a bankrupt. That Wm B. Thornburg, one of Defts, was duly elected and appointed Assignee of his Est. &c. and property was duly assigned to him as said Assignee subject to this Mortgage.

That Defts E. P. Reed and Richard Baker have or claim to have some right, title or Dust in or lien or encumbrance upon said Mortgaged premises but accrued since the date of this Mortgage.

And for a further and Separate Cause of Action the pltff avers. That on the 19th of Dec at the City and County of San Francisco the said John D. Winters for value received made his other certain promissory note for $5000- payable on demand. Dust. at 1½% per month payable monthly. That said note has not been paid and time elapsed. That for the better securing the payment of said sum of money mentioned in said note and also to secure the payment of the sum of $2149.62 due and owing for money loaned and advanced with Dust. thereon &c, executed and delivered to the pltff. a cert Mortgage under Seal. whereby he among other things mortgaged to the pltff. the Und ½ of property described, and other property.

Pltff. prays Judgment as follows.
First. That said Mortgages be foreclosed.
Second. That said Mortgaged premises be sold by the Shff. of Santa Clara County at public Auction for Cash in hand. &c.
Third That out of the money arising from the sale of said premises the said Shff. after paying and deducting the costs of this action and all other costs, Charges and expenses pay to the pltff in Gold Coin the sum of $18559 18 with Int as follows. on the sum of $15000 - at rate of 1½% from Dec 31. 1867 on 2046 42 at rate of 1½% per month from 30th Sept 1867 and on sum of $1512 76 at the rate of 1¼% per month from the 21st day of March 1869. and costs and expenses. and percentage for Counsel fees &c.
Fourth That the overplus of said money be paid into Court for the person entitled thereto
Fifth That after the sale of said premises and expiration of time allowed by law for the redemption thereof, the said Shff. execute a Deed to purchaser &c.
Sixth. That the Defts and each of them be forever barred and foreclosed of all right &c.
Seventh- For such other and further relief &c.

1869

Apl. 21 Summons issued.

" 29 Summons filed on return. Endorsed. "I hereby acknowledge and admit due service on me of the within Summons and of a copy of the Complaint therein referred to

Santa Clara April 23, 1869.

W. B. Thornburgh, Assignee of the Estate of John D. Winters"

Also shows personal service on E. P. Reed by Wm B. Rankin a white male citizen over the age of 21 years, at Santa Clara County April 19 1869

Also personal service on Richard Baker on Apl 24, 1869 in Santa Clara County. by Sheriff.

Apl 24 Answer of Deft. W. B. Thornburgh filed. Admits allegations of Pffs Complaint. and asks that surplus if any be paid to him as assignee &c.

May 12 Judgment entered. Defaults of Defts E. P. Reed and Richard Baker having been filed, for foreclosure of Mortgages and for sale of premises. (being premises sued and other property)

" " Judgment Docketed and Roll filed.

June 8 Order of sale returned shows sale of property to W. C. Ralston for $25188.14

and certificate issued.

Endorsed Received of J. N. Adams Shff Satisfaction in full of all demands on a/c of the within execution and of all moneys collected and paid therein. June 5, 1869.

Bodley & Rankin
Atty for Pltffs.

1869
June 5. Certificate of Sale issued to W. C. Ralston. Recorded Dec 15, 1869. Liber 1 of Certificate of Sales pp 106.

Dec 9. Assignment of same by W. C. Ralston to William Hamilton, and Recorded Dec 15, 1869. Liber 1 of Certificate of Sale pp 107.

The Bank of California
vs.
Wm B. Thornburg, Assignee in Bankruptcy of John D. Winters and other Defendants
by
John W. Adams Sheriff
To
William Hamilton,

{$17. stamps cancelled}

Deed

Dated Dec. 14. 1869.

Recites a certain Decree and Order of Sale on 12th May 1869. in 3rd Jud. Dist. Court for foreclosure of Mortgage, upon the premises hereinafter described and which said Decree was duly rendered in favor of said Bank of California and against said Wm B. Thornburg, Assignee in Bankruptcy of John D. Winters and others, and a copy of said Order of Sale was duly issued &c, whereby I as such Sheriff was commanded to sell the said property in said Decree and Order of Sale described, and said Judgment and Decree amounting to the sum of $22867.67 with Int and costs of suit &c. and in pursuance &c, did levy on, and on the 5th of June 1869 at 12 M. at the Court House Door of in the City of

San Jose &c did sell the premises to Wm
C. Ralston who was the highest bidder therefor,
for the sum of $25188 14 in Gold Coin, which was
the whole price paid by him for the same. (I
having first given due notice &c) and gave
him a certificate of sale &c, and whereas
six Calendar months have fully elapsed, and
no redemption &c and in consideration of
the sum of $25188 14 &c and of an assignment
made by said Wm C. Ralston to William
Hamilton Dec. 9. 1869.

Do Grant, bargain sell convey
and confirm unto the said Wm Hamilton his
heirs and assigns the Real Estate in said
Order of Sale described as follows, to wit:
The Undivided one half of the following des-
-cribed tract or parcel of land situate in the
County of Santa Clara, State of California being
a part of the Arnaiz Rancho and described
as follows. Beginning at a post at the S.W.
Corner of land owned by Hicks and running
thence between the land of Ellene and
Kirk S. 29° E. 24.76 chs. to a post, thence S.
32° E. 26.53 chs to a post, at the N.W. Corner
of land owned by Quivey. Thence along the
Northern line of Quivey's land with the
following courses and distances N. 59° E.

E in deed

in deed W

25.20 chs. N. 62½° E. 8.80 chs N. 17¼° E. 5.25 chs. N. 62½° E. 18.24 chs. N. 24° W. 9.94 chs. N. 76½° E. 36.66 chs to the center of the Guadalupe River. thence down the center of said River with the following courses and distances N. 20¼° E. 14 chs. N. 8¼° E. 7. chs. N. 25¾° E. 11. chs. N. 5½° W. 5 chs N. 4¼° W. 4. chs. N. 17½° W. 5 chs. N. 4¼° W. 4 chs N. 17½° W. 5 chs. N. 40¼° E. 6.08. — N. 25½° N. 3.75 chs to a point in the center of said River thence S. 61¼° W. along the S. line of lands be=longing to Reed. Bolio Cotte. Lupton & Hicks 125.50 chs to the place of beginning. Containing 503½ acres. Unto the said Wm Hamilton his heirs and assigns forever as fully and absolutely as I the said J. N. Adams the Sheriff aforesaid as such Shff. can may or ought by vertue of the said Order of Sale and the said decree therein cited &c.

N. 25° W. 5.

(Sgd) J. N. Adams (L.S.)
Sheriff of Santa Clara County

Ackgd Dec. 15. 1869
Before Wm B. Rankin N.P.

Recorded Dec. 15. 1869
Liber 7 of Deeds pp 100.

Declaration of Homestead
of
William Hamilton

Dated Aug. 23. 1869.
Covers 503 1/2 acres of the Navaez Rancho. Includes property searched.

Ackg^d Aug. 23. 1869
Before Wm B. Rankin N. P.

Recorded Aug. 23 1869
Liber B of Declarations of Homestead pp 225.

William Hamilton

To

Wm H. Henderson.

Mortgage

Dated June 1, 1870

To secure $3000. 6 months.

Mortgages property searched and other property

Recorded June 1, 1870

Liber S. of Mortgages pp 63.

Satisfied in full in margin of Record Apl 7, 1871 by "W. H. Henderson"

William Hamilton

To

T. Ellard Beans.

Mortgage

Dated May 15, 1871.

To secure $2000. on demand

Mortgages property searched. and other property.

Recorded May 15, 1871.

Liber W. of Mortgages pp 517.

Satisfied in full in margin of Record Mch 7, 1872 by "T. Ellard Beans"

William Hamilton

To

The Bank of San Jose.
a Corporation &c.

Mortgage

Dated March 4. 1872.

To secure $4000. Mch 4. 1873.

Mortgages property searched. and other property.

Recorded March 7. 1872

Liber 1 of Mortgages pp 375.

Satisfied in full on Margin of Record. Nov. 7. 1873.
by "Henry Philip Cash"

William Hamilton

To

The Bank of San Jose.

Mortgage

Dated April 18. 1872.

To secure $1000., July 18. 1872.

Mortgages property Searched. and other property.

Recorded April 18. 1872

Liber 2 of Mortgages pp 97.

Satisfied in full on Margin of Record July 12. 1872
by "Henry Philip Cash"

William Hamilton
To
The Bank of San Jose
Mortgage
Dated Sept. 12. 1872
To secure $2000. on demand.
Mortgages property searched and other property.

Recorded Sept. 12. 1872,
Liber 3 of Mortgages pp 467.
Satisfied in full in Margin of Record Apl 10/73
by "Henry Philip Cash"

William Hamilton
To
The Bank of San Jose.
Mortgage
Dated Feby 4. 1873.
To secure $2000. on demand.
Mortgages property searched. and other property.

Recorded February 4. 1873.
Liber 6 of Mortgages pp 195.

Satisfied in full in Margin of Record Apl 10/73
by "Henry Philip Cash"

William Hamilton

To

The Bank of San Jose.

Mortgage

Dated June 13. 1873

To secure $1200. on demand.

Mortgages property searched. and other property.

Recorded June 13. 1873

Liber 6 of Mortgages pp 501.

Satisfied in full on Margin of Record. Nov. 7. 1873.

by "Henry Philip Cash"

William Hamilton
To
Charles Luce

Lease

Dated March 14, 1873.

Leases 250 acres of Nanaez Rancho known as the "Middle" and Back fields for the term of one year, from Oct 15, 1872.

Recorded March 17, 1873
Liber B. of Leases pp 548.

Wm Hamilton and
his wife V. E. Hamilton
to
Frank S. Malone

Deed

Dated Nov. 8. 1873.

Cons $30000-

Grant bargain and sell convey and confirm unto the said party of the second part and to his heirs and assigns forever. All that certain piece parcel or tract of land lying and being situate in the County of Santa Clara, and State of California, being a part of the San Juan Bautista or Navarez Ranchs, and described as follows, to wit.

Beginning at a post in the centre of the Guadalupe River in the Eastern boundary line of the lands of the parties of the first part, thence along said Eastern boundary line to the South line of land hereby conveyed thence along the North line of land of Lurvey with the following courses and distances S. 76½° W. 36.66 chs S. 24° E. 9.94 chs. S. 62½° W. 18.24 chs S. 17¼° E. 5.25 chs S. 62½° W. 8.80 chs. S. 59° W. 25.20 chs. to N. W. corner of lands of Lurvey thence N. 32° W. along the

E. line of lands of Kirk to a post from which a line drawn to the place of beginning will include exactly 250 acres and being the South 250 acres of the lands of the parties of the first part.

(Sgd) W. Hamilton (Seal)
V. E. Hamilton (Seal)

Witness:
Thos Bodley.

Ackgd Nov. 8. 1873
Before Thos. Bodley N. P.

Recorded Nov 8. 1873
Liber 29 of Deeds pp 365.

Frank S. Malone of the County of Sacramento

To

W. L. Tisdale and E. C. Singletary,

Mortgage

Dated Nov. 19, 1874

To secure payment of one certain promissory note for $15000. 1 year after date, Int at 1% per month, payable quarterly, or to compound.

Mortgages property Searched.

Recorded Nov 19, 1874

Liber 13 of Mortgages pp 332.

Marginal Entry of "Satisfied in full this 22 day of March 1878.

Wm L. Tisdale

E. C. Singletary"

Attest:

W. B. Hardy Recorder

A. S. Williams Deputy,

Navarez Grant
Navarez to Van Ecken
~~Van Ecken to A Navarez~~

Deed ✓ ~~A N to Cath Melone~~ D-379 Not In
no ✓ ~~Jan to H C Malone~~ D-499 Not in
Yes Jan to H C M In D-515
Yes ~~H C M by Sheriff to W L Smith~~
Yes W L Smith to C A Melone
✓ ~~Jan to Pirlo~~ D 491 Not In
✓ ~~Pirlo H C Melone~~ K643 ~~Not In~~
~~Jan to Galindo~~ T367 ~~Not In~~
✓ ~~Galindo to H C Melone~~ M-111 ~~Not In~~
~~Jan to Martinez~~ T-368 ~~Not In~~
✓ ~~Martinez to H C Melone~~ M-115 ~~Not In~~
✓ ~~Jan to H C Melone~~ Z 190 ~~Not~~
Jan to M Jndem Z189 In
✓ M Jndem to H C M M91 In
~~Mtg H C M to D M C M 582 J D Winter~~
~~mtg H C M to T B D 735~~
~~Mtg H C M to D M E 621 J D Winter~~
~~Deed H C & C A Melone to J D Winter~~
Mtg J D Winter to B K Cal H M 4x9 Decl. 65
~~Deed J D Wright to W H Denise Mud 2~~
Mtg J D W to B K Cal K M 419 Jan 20/68
~~Deed W H Denise to W H Hall~~
~~Mtg Hall to Denise~~
Deed Hall to W Hamilton

Deed J D Wright to R Baker
Suit BK Cal vs Thombing foreclosure
~~Deed~~ Writes by Sheriff to Hamilton
Trustee Hamilton
Deed Wm Humphrey to F S Malone
~~Wtg Malone to Distate trust~~
Deed F S Malone to J D Fry & C S Neal
Deed C S Neal to J D Fry
Deed J D Fry to Henry Cutner
Deed Cutner to Thos Plumer

of beginning the said described lands being

F. S. Malone of the City
and County of San Francisco

To

Fry Neal and Co. of the
same place,

Deed

Dated March 12. 1877

Cons $1000-

Grant, bargain sell
and convey unto the said party of the second
part and to their heirs and assigns forever,
All that certain lot piece or parcel of land
situate lying and being in the County of
Santa Clara, State of California. and bounded
and particularly described as follows, to wit;
Beginning at a post in the Guadalupe River
on the Eastern boundary line of the lands of
William Hamilton, thence along said Eastern
boundary line to the South line of the lands
of the said Wm Hamilton thence along the N.
line of the lands of Quivey, thence along the
East line of the lands of Kirk to a post from
which a line drawn to the place of beginning
will embrace and include exactly 250 acres of land
thence along the latter described line to the place
of beginning the said described lands being

a part of the San Juan Bautista Rancho
(Sgd) F. A. Malone (Seal)

Ackg^d in San Francisco March 12. 1877
Before J. H. Blood N.P.

Recorded April 11. 1877
Liber 44 of Deeds pp 632.

In the District Court of the 20th Judicial District, State of California, County of Santa Clara,

W. L. Tisdale
vs.
Frank S. Malone
Fry Treat and Co.

Lispendens

Dated — No Date.

Notice of Action to foreclose Mortgage dated Nov. 19. 1874 by Frank S. Malone to W. L. Tisdale and E. C. Sniglelany and Recorded in the Office of the County Recorder of the County of Santa Clara, &c on same date in Liber 13 of Mortgages pp 332. et seq. covers property Searched.

Recorded — Feby 20. 1878
Liber 1 of Lispendens pp 457.

Note. The ~~suit in~~ foregoing Action was dis=missed March 28. 1878. Nothing done except Complaint filed and Summons issued.

Report of Visiting Committee
San Jose Aerie No. 8
F. O. E.

We, the undersigned, members of the Sick Committee, have called upon Bro. ..... on the days set opposite our respective names during the week beginning ..... 19.....

Sunday .....

Monday .....

Tuesday .....

Wednesday .....

Thursday .....

Friday .....

Saturday .....

NOTE—Any member receiving sick benefits, whose sickness or disability does not confine him to his residence, shall report to the Worthy President and two members of the Visiting Committe each week.

In order that your benefits may be allowed without delay, this certificate must be returned to the Financial Secretary not later than the day of our regular meeting. Have each member of Sick Committee visiting you or those that you call upon sign this report. No sick benefits can be allowed without a certificate of the Aerie Physician.

Chas. J. Fitts, Financial Secretary.

107 N. First St.

27, 1878.

...argain and
...said parties
...and assigns
...r parcel of land
...unty of Santa
Clara, State of California and bounded and
particularly described as follows, to wit:
Beginning at a post in the Guadalupe River
on the Eastern boundary line of the lands of
William Hamilton, thence along ~~the~~ said Eastern
boundary line to the South line of the lands of said
William Hamilton, thence along the North line of
the lands of Lurvey, thence along the E. line of
lands of Kirk to a post, from which a line
drawn to the place of beginning will embrace

F. S. Malone of the City and County of San Francisco

To

John D. Fry and Charles S. Neal, composing the firm of Fry Neal & Co. of the City and County of San Francisco.

Deed

Dated Feby 27, 1878.

Cons $20000-

Grant, bargain and sell, convey and confirm unto the said parties of the second part and to his heirs and assigns forever. All that certain lot piece or parcel of land situate lying and being in the County of Santa Clara, State of California and bounded and particularly described as follows, to wit: Beginning at a post in the Guadalupe River on the Eastern boundary line of the lands of William Hamilton, thence along ~~the~~ said Eastern boundary line to the South line of the lands of said William Hamilton, thence along the North line of the lands of Lunsey, thence along the E. line of lands of Kirk to a post, from which a line drawn to the place of beginning will embrace

and include exactly 250 acres of land. thence along the latter described line to the place of beginning the said described lands being a part of the San Juan Bautista Ranchu. Also all the mares and colts 50 in number more or less. and all the farming stock tools and implements of every description. belonging to said party of the first part and now on said above described land.

This deed is an absolute conveyance for above consideration this day actually paid a former deed dated March 12th 1877. by said party of the first part. to Fry Neal & Co. recorded April 11th 1877 Liber 44 of Deeds page 632. in County Recorders Office of Santa Clara County was intended and given as a collateral security for indebtedness of said party of the first part to Fry, Neal & Co.

(Sgd) F. S. Malone (Seal)

Ackgd in City & County of San Francisco Feby 28. 1878.
Before James L. King N. P.

Recorded March 2, 1878
Liber 47 of Deeds pp 534.

Charles S. Neal of the
City and County of San Francisco
To
J. D. Fry of the same place.

Deed

Dated May 20. 1878.

Cons $100-

Does grant bargain sell and convey unto the said party of the second part and to his heirs and assigns forever. An undivided one half of all that certain lot piece or parcel of land situate lying and being in the County of Santa Clara, State of California, and bounded and particularly described as follows, to wit: Beginning at a post in the Guadalupe River in the Eastern boundary line of lands of William Hamilton thence along said Eastern boundary line to the South line of the lands of said William Hamilton thence along the N. line of the lands of Duvey, thence along the East line of the lands of Kirk to a post from which a line drawn to the place of beginning, will embrace and include exactly 250 acres of land, thence along the latter described line to the place of beginning, the said described lands being a part of the San Juan Bautista Rancho

(Sgd) Chas. S. Neal (Seal)

Ackg^d in San Francisco May 20. 1878.
Before Geo. T. Rucy N. P.

Recorded May 21. 1878
Liber 49 of Deeds pp 169.

John D. Fry of the
City & County of
San Francisco.

To

Henry Curtner of the
County of Alameda

Deed

Dated June. 10. 1880.

Cons $1850.00

Do grant bargain and sell convey and confirm unto the said party of the second part and to his heirs and assigns forever. all that certain piece or parcel of land lying and being in the County of Santa Clara State of California. bounded and described as follows. to wit. Beginning at a post in the Guadalupe River on the Eastern boundary line of lands of Wm Hamilton. thence along the Eastern boundary line of the lands conveyed by William Hamilton and wife to Frank S. Malone to the Northerly line of the land of Lunney and Theuer Kauf with the following courses and distances, S. 76½ W. 36.66. chs. S. 24° E. 9.94 chs. S. 62½° W. 18.24 chs. S. 17¼° E. 5.25 chs S. 62½° W. 8.80 chs. S. 59° W. 25.20 chs. to N. W. corner of the lands of Theuer Kauf thence N. 32° W. along the East line

of lands of Kirk to a post from which a line drawn to the place of beginning will include exactly 250 acres. the said described tract being a part of the Rancho San Juan Bautista and being the same premises conveyed to F.S. Malone by Wm Hamilton and wife by Deed now of Record in Liber 29 of Deeds pp 365, Records of Santa Clara County.

(Sgd) John D. Fry (Seal)

Ackgd June 16. 1880

Before B. F. Clayton N. P.

Recorded June 16. 1880

Liber 55 of Deeds pp 360.

Taxes.

State and County

1870 & 71	Paid
1871 & 72	"
1872 & 73	"
1873 & 74	"
1874 & 75	"
1875 & 76	"
1876 & 77	"
1877 & 78	"
1878 & 79	"
1879 & 80	" Ass^d for $17000-
1880 & 81.	Now being Ass^d Lien attached.

No Judgment Liens.

San Jose Cal^a
June 28th 1880. at 4 o'clk P.M.
Thomas H. Cordell
Searcher of Records

Continuation

Taxes.
State and County
1880 & 81. Now. due and payable $212 61

No Judgment Liens.

San Jose Calª
Dec 1st 1880, at 2.30. P.M
Thomas H. Cordell
Searcher of Records.

Continuation

of

Foregoing Abstract.

Henry Cuttner
to
Frank P. Hamilton

Deed
Dated Dec 16. 1880.
Cons $1170=

Grant, bargain and sell, convey and confirm unto the said party of the second part and to his heirs and assigns forever, all that certain piece or parcel of land, lying and being in the County of Santa Clara, State of California, bounded and described as follows, to wit: Beginning at a stake at the north west corner of Lot (6) Six of the Cuttner Tract, standing in the center of a road (60) sixty feet wide, and running thence on the center line of said road N 29° W. 12.76 chains to a stake at the intersection of said center line of said road with the center line of Cuttner Avenue, thence on the center line of said Avenue N. 65¼° E. 7.65 chains to a stake, thence S. 29° E. 11.71 chains to a stake thence S 57¾° W. 7.65 chains to the place of beginning, containing nine $\frac{36}{100}$ (9 $\frac{36}{100}$) acres, and being Lot Seven (7) as shown on the map of the Cuttner Tract, and being a part of the San Juan Bautista Rancho.

(Signed) Henry Cuttner (Seal)

Acknowledged Dec 16. 1880.
before B. F. Clayton. N. P.

Recorded Dec 16. 1880.

Book 58 of Deeds page 4.

Note. The title to the tract described in the above deed not further shown in this abstract.

Henry Cautner — to — Thomas Plummer

Deed
Dated Dec 16. 1880
Conc. $1100=

Grant, bargain and sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all that certain lot, piece or parcel of land lying and being in the County of Santa Clara, State of California bounded and described as follows, to wit: Beginning at a stake at the Northwest corner of Lot (17) one of the Cautner Tract in the center of a road (60) sixty feet wide known as Cautner Avenue, and running thence N 65½ E. 16.09 chains to a stake standing at the point of intersection of said Avenue with another road (60) sixty feet wide, thence along the center line of said last named road S. 29° E. 6.86 chains to a stake, thence S. 65½° W. 16.09 chains to a stake, thence N. 29° W. 6.86 chains to the place of beginning, containing

(11) Eleven Acres, and being Lot (1) One as shown on a map of the Cutner Tract, and being a part of San Juan Bautista Rancho.

(signed) Henry Cutner (Seal)

Acknowledged Dec 16. 1880.

before B. F. Clayton, N. P.

Recorded Dec 17. 1880.

Book 58 of Deeds page 8.

Note. The title to the tract described in above deed not further shown in this abstract.

Henry Cutner	Deed
— to —	Dated Dec 16. 1880.
Wm D. McCash.	Cons $2.500-

Grant, bargain and sell, convey and confirm unto the said party of the second part and to his heirs and assigns forever, all that certain piece or parcel of land lying and being in the County of Santa Clara, State of California, bounded and described as follows, to wit: Beginning at a stake at the North east corner of Lot (6) six of the Cutner tract, and running thence S. 29° E. 12.46 chains

to a stake, thence S. 57¾° W. 16.08 chains to a stake in the center of a road (60) feet wide, thence along center line of said road N 29° W. 12.46 chains to a stake, thence N. 57¾ E. 16.08 chains to the place of beginning, containing (20) Twenty Acres of land and being Lot (6) Six as shown on a map of the Centner Tract and being a portion of the San Juan Bautista Ranchs.

(Signed) Henry Centner (Seal)

Acknowledged Dec 16. 1880.
before B. F. Clayton, N. P.

Recorded Dec 18. 1880.
Book 58 of Deeds page 31.

Note. The title to the tract described in above deed not further shown in this abstract.

Henry Centner	Deed
— to —	Dated Dec 16. 1880.
Georgia Mc-Bride	Cons. $1750=

Grant, bargain and sell, convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all those

certain piece or parcel of land lying and being in the County of Santa Clara, State of California, bounded and described as follows, to wit: Beginning at a stake at the S.W. corner of Lot (3) Three of the Cutner tract and running thence S. 32¾° E. 3.46 chains to a stake, thence N 58½° E. 14.26 chains to a stake standing in the center of a road (60) sixty feet wide, thence along the center of said road N 29° W. 3.47 chains to a stake, thence S. 58½° W. 14.48 chains to the place of beginning, containing five (5) acres of land. Also, that other piece or parcel of land described as follows, to wit: Commencing at a point in the southerly line of the Cutner tract where the center of a road (60) sixty feet wide intersects the same, and running thence along said center line of said road N 29° W. 4.75 chains, thence N 57° 45' E. 16.08 chains, North 62° 30' E. 4.67 chains, thence S. 17° 30' E. 5.34 chains to said south line of said Cutner tract, and thence S. 62° W. 8.20 chains, S. 58° 30' W. 11.49 chs to point of beginning, containing (10) Ten Acres, being the Southerly part of Lot (5) Five of the Cutner tract according to a map of the same now of Record in Book "A" of Maps page 34 Records of Santa Clara County.

Signed) Henry Curtner (Seal)

Acknowledged Mch 5. 1881.
before B. F. Clayton, N.P.

Recorded Mch 15. 1881.
Book 59 of Deeds page 96.

Note. The title to the tract described in above deed not further shown in this abstract.

Henry Curtner to J. R. Bailey.	Deed Dated Dec 21. 1880. Cons $500=

Grant, bargain and sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all that certain piece or parcel of land lying and being in the County of Santa Clara, State of California, bounded and described as follows, to wit: Beginning at a stake at the S.W. corner of Lot (2) Two of the Curtner tract, and running thence N 58½° E. 14.98 chains to a stake in the center of a road 60 feet wide, thence on the center line of said road S. 29° E. 3.38 chains to a stake, thence

S. 58½° W. 14.41 chains to a stake, thence N. 32¾° W. 3.37 chains to the place of beginning containing (5) five acres and being the North half of Lot (3) three as shown on the Map of the Cretney Tract, and being a part of Rancho San Juan Bautista.

(signed) Henry Cretney (Seal)

Acknowledged Dec 21. 1880.
before B. F. Clayton, N.P.

Recorded Dec 29. 1880.
Book 58 of Deeds page 101.

Note. The title to the tract described in above deed not further shown in this abstract.

Henry Cretney to A. B. Capp.	Deed Dated Dec 21. 1880. Cons $2.622=

Grant, bargain and sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all that certain piece or parcel of land lying and being in the County of Santa Clara, State of California, bounded and described as

follows, to wit: Beginning at a stake at the south west corner of Lot (1) one of the Cutner tract, and running thence S. 29° E. 1.65 chains to a stake, thence S. 32 3/4° E. 16.24 chains to a stake, thence N. 58 1/2° E. 14.93 chains to a stake in the center of a road (60) sixty feet wide, thence along the center line of said road N. 29° W. 15.95 chains to a stake, thence S. 65 1/2° W. 16.09 chains to the place of beginning, containing (26 22/100) Twenty six 22/100 Acres and being Lot (2) Two as shown on Map of the Cutner Tract, and being a part of the Rancho San Juan Bautista, and recorded in Book "A" of Maps at page 34 in the Recorder's office of Santa Clara County.

(Signed) Henry Cutner (Seal)

Acknowledged Dec 21. 1880.
before B. F. Clayton, N. P.

Recorded Dec 31. 1880.
Book 58 of Deeds page 129.

Note. The title to tract described in above deed not further shown in this abstract.

Henry Cuntner

to

J. M. Wood.

Deed

Dated Dec 21. 1880.

Cons $500=

Grant, bargain and sell, convey and confirm unto the said party of the second part and to his heirs and assigns forever, all that certain piece or parcel of land lying and being in the County of Santa Clara, State of California, bounded and described as follows, to wit: Beginning at a stake at the N. W. corner of Lot (4) Four of the Cuntner Tract, and running thence N 32¾° W. 3.42 chains to a stake, thence N 58½ E. 14.71 chains to a stake in the center of a road (60) feet wide, thence on the center line of said road S. 29° E. 3.43 chains to a stake, thence S 58½° W. 14.48 chains to the place of beginning containing (5) five acres, and being the South half of Lot (3) three as shown on the map of the Cuntner tract, and being a part of the Rancho San Juan Bautista.

(signed) Henry Cuntner (Seal)

Acknowledged Dec 21. 1880

before B. F. Clayton, N. P.

Recorded Jany 5. 1881.

Book 58 of Deeds page 153.

Note. The title to the tract of land above described not further shown in this abstract.

Henry Cantner — to — Bernard McGary	Deed Dated June 13. 1881. Cons $1.170=

Grant, bargain and sell, convey and confirm unto the said party of the second part and to his heirs and assigns forever; all that certain piece or parcel of land lying and being in the County of Santa Clara, State of California bounded and described as follows, to wit:

Beginning at a stake at the S.E. corner of Lot Seven (7) of the Cantner Tract, and running thence N 57¾° E. 8.43 chains to a stake, thence N. 29° W. 10.56 chains to a stake in the centerline of Cantner Avenue, thence on the said line of said Avenue S. 65½° W. 8.44 chains to a stake, thence S. 29° E. 11.71 chains to place of beginning, containing nine and $\frac{36}{100}$ (9 $\frac{36}{100}$) Acres, and being Lot Eight (8) as shown on the Map of the Cantner Tract now of record in the Recorder's Office of County of Santa Clara in Map book 10 "A" at page 34, recorded December 18. 1880.

The said premises are sold subject to a lease thereon to John Peter, the said second

party hereto to receive two seventhes (2/7) of the crop delivered in San Jose.

(signed) Henry Cartner (Seal)

Acknowledged Jany 17. 1881.

before B. F. Clayton, N. P.

Recorded Feby 14. 1881

Book 58 of Deeds page 491.

Note. The title to the above described tract not further shown in this abstract.

Henry Cartner	Deed
to	Dated Mch 5. 1881.
Wm D. McCash	Consd $625=

Grant, bargain and sell, convey and confirm unto the said party of the second part and to his heirs and assigns forever, all that certain piece or parcel of land lying and being in the County of Santa Clara, State of California, bounded and described as follows, to wit: Commencing at a point in the center of a road (60) sixty feet wide, distant 4.75 chains northerly from the Southerly line of the Cartner tract, and running thence N. 59°45' East 16.08

chains to the S.W. corner of Lot (9) Nine of said Cuttner Tract, and running thence North 29° W. 3.12 chains thence South 59°45' W. 16.08 chains to the center of said road and thence along said center of said road S. 29° E. 3.12 chains to the place of beginning, containing five (5) Acres, and being a part of Lot Five (5) of the Cuttner tract, according to a map of same now of record in Book "A" at page 34 Records of Santa Clara County.

(signed) Henry Cuttner (Seal)

Acknowledged Mch 5. 1881.

before B. F. Clayton, N.P.

Recorded Mch 5. 1881.

Book 59 of Deeds page 1.

Note. The title to the above tract not further shown in this abstract.

Henry Cuttner

to

Richard Pierce and

Louisa Pierce, his wife.

Deed

Dated Oct 16. 1881.

Cons. $3.300=

Grant, bargain and sell, convey and confirm unto

the said parties of the second part and to their heirs and assigns forever, all that certain piece or parcel of land lying and being in the County of Santa Clara, State of California, bounded and described as follows, to wit: Beginning at a post in the center of Centre Avenue at the northwesterly corner of Lot Fifteen (15) of the Centre tract and running thence along the center line of said Centre Avenue N 65½° East 20.39 chains to the center of the Guadalupe River, thence along the center of said river S. 24 3/4° W. 8.70 chains, S. 10° W. 4.18 chains, thence leaving said river S. 65½° W. about 10.00 chains to a post and board fence, thence in a northwesterly direction along said fence about 11.50 chains to the place of beginning, containing sixteen and one half (16½) acres more or less. xxx

The above described property sold subject to leases thereon, the said second parties to receive the rent and also sold subject to the taxes of the present fiscal year.

(signed) Henry Centre (Seal)

Acknowledged March 14. 1881.
before B. F. Clayton, N. P.

Recorded March 14. 1881.

Book 59 of Deeds page 105.

Note. The title to the above described tract not further shown in this abstract.

Taxes

State and County.

1880-81 paid

1881-2. Now a lien.

No Judgment Liens.

San José, Sept 7th 1881
at 9 45 o'clock A.M.
Philips & Haley
Searchers of Records
236. First St.

Continuation.

Henry Lewtner
To
Alice Badger.

Dated Deed Sept. 6th 1881
Cons $4605.00

Does grant, bargain and sell convey and confirm unto the said party of the second part, and to her heirs and assigns forever, all those certain piece or parcel of land, lying and being in the said County of Santa Clara, State of California, bounded and described as follows, to wit: Commencing in the center line of Lewtner Avenue where said center line intersects the center line of Lincoln Avenue thence running along the center line of Lincoln Avenue S. 29° E. 19.24 chains to a redwood stake, thence N. 76° E. 12.50 chains to stake in center of Arroyo Secco de Guadalupe, thence N. 25¼° E. 5.00 chains, thence N. 17¼° E. 8.06 chains more or less to the Southerly line of Lot <15> fifteen thence S. 65½° W. along Southerly line of Lot <15> fifteen about 10.00 chains to a post, and board fence, thence in a North Westerly direction along said fence about 11.56 chains to the center line of Lewtner Avenue, thence Westerly along the center line of Lewtner Avenue to the place of beginning and containing <31 70/100> Thirty one 70/100 acres more or less, and represented on the map of the "Lewtner Tract" Recorded in Liber "A" of Map Books, page 34 Records of Santa Clara County, being Lot <16> Sixteen, and all of Lot <14>

Fourteen <Except about one half acre, conveyed to Richard Pierce and wife>

<Sgd> Henry Lewtner <Seal>

Ackg^d Sept. 13. 1881.

Before Chas. E. Clayton N.P.

Recorded Sept 13. 1881.

Liber 60 of Deeds p. 588.

Note. The title to above described land not further shown in this abstract.

No Judgement Liens.

San Jose Cal^a
Oct. 3^d 1881. at 1. o'clock P.M.
Thomas H. Cordell
Searcher of Records

61d 99